

IN RE: : Case No. 18-21584-CMB
Tedi J. Perez, : Chapter 13
Debtor :
: :
Tedi J. Perez, : Related to Document No. 106
Movant, :
: :
vs. : Hearing Date Time
: November 16, 2023 at 1:30 PM
PennyMac Loan Services :
LLC, :
: :
RESPONDENTS :
: :
and :
: :
RONDA J. WINNECOUR, ESQ. : ENTERED BY DEFAULT
CHAPTER 13 TRUSTEE, :
: :
: :
ADDITIONAL :
RESPONDENT :

ORDER

This 27th day of October, 2023, Upon consideration of the

Debtor's Motion to Authorize Loan Modification Agreement, It is hereby ORDERED and DIRECTED as follows:

- a. Upon approval of the loan modification, the unpaid principal balance under the Note is \$66,209.72.
- b. The interest rate shall be 6.750% (from previous rate of 6.00%.).
- c. The monthly payment shall be to \$429.43 fixed for principal and interest.
- e. The Maturity Date of the loan will be July 1, 2053.

Movant shall, within 5 days hereof, serve a copy of the within Order on parties in interest and file a certificate of service.

FILED
10/27/23 4:08 pm
CLERK
U.S. BANKRUPTCY
COURT - WDPA

BY THE COURT:

Carlota M. Bohm, **dmr**
United States Bankruptcy Judge

In re:
Tedi J Perez
Debtor

Case No. 18-21584-CMB
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0315-2
Date Rcvd: Oct 27, 2023

User: auto
Form ID: pdf900

Page 1 of 2
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 29, 2023:

Recip ID	Recipient Name and Address
db	+ Tedi J Perez, 307 Pinevue Dr, Monroeville, PA 15146-1309

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 29, 2023

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 27, 2023 at the address(es) listed below:

Name	Email Address
Brian Nicholas	on behalf of Creditor Bank of America N.A., c/o PennyMac Loan Services, LLC bnicholas@kmlawgroup.com
Brian Nicholas	on behalf of Creditor PENNYMAC LOAN SERVICES LLC bnicholas@kmlawgroup.com
Harry B. Reese	on behalf of Creditor PENNYMAC LOAN SERVICES LLC bankruptcy@powerskirm.com
James A. Prostko	on behalf of Creditor PENNYMAC LOAN SERVICES LLC jprostko@c-vlaw.com, jamesprostko@gmail.com
Jill Manuel-Coughlin	on behalf of Creditor Bank of America N.A., c/o PennyMac Loan Services, LLC bankruptcy@powerskirm.com
Keri P. Ebeck	on behalf of Creditor Duquesne Light Company kebeck@bernsteinlaw.com

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Page 2 of 2

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btemple@bernsteinlaw.com;jdryer@bernsteinlaw.com;kebeck@ecf.courtdrive.com

Lawrence W. Willis

on behalf of Debtor Tedi J Perez ecf@westernpabankruptcy.com urfreshstr@gmail.com;willislr88866@notify.bestcase.com

Maria Miksich

on behalf of Creditor Bank of America N.A., c/o PennyMac Loan Services, LLC mmiksich@kmlawgroup.com

Office of the United States Trustee

ustpreion03.pi.ecf@usdoj.gov

Ronda J. Winnecour

cmecf@chapter13trusteedpa.com

S. James Wallace

on behalf of Creditor Peoples Natural Gas Company LLC ecfpeoples@grblaw.com PNGbankruptcy@peoples-gas.com

Thomas Song

on behalf of Creditor BANK OF AMERICA N.A. pawb@fedphe.com

TOTAL: 12